News Release

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2007 boom sets record for value of building permits

Strong commercial activity, while residential permits shift to multi-family housing

Edmonton, February 6, 2008 – The City issued a record $2.46 billion worth of building permits in 2007. A total of 11,265 permits were issued, representing an increase in value of $156 million, or 6.8%, over 2006.

This was the fourth consecutive record year for the value of building permits, and the third year in a row to exceed $2 billion worth of permits. Non-residential construction permits increased the most, with a 27% increase in value over 2006, while residential permits shifted to an increase in multi-family housing.

"This is another sign that Edmonton is a Canadian economic powerhouse," said Mayor Stephen Mandel. "The City of Edmonton will continue to ensure affordable housing is part of the mix and that greater density helps us balance demand for growth with available infrastructure and services needed to support growth."

An increase in permits for multi-family residential development reflects the City's push for affordable housing options. 118 permits were issued for new rental apartments. This is a 49% increase, or 39 more than 2006. Permits for row-housing were also up by 36 permits in 2007. The total of 760 permits issued for new multi-family buildings represents 5,562 new living units. In contrast, 3,360 permits for single-family dwellings were issued, a decline of 2,145 over 2006.

"Dramatic increases in the price of a single family home during the first half of 2007 pushed many out of the market," says Gary Klassen, general manager of Planning and Development. "Multi-family housing provides a more affordable alternative and we are starting to see that shift. The City of Edmonton continues to work with the housing industry to identify new and innovative ways to provide housing that is affordable for its citizens."

Non-residential activity saw the greatest gains, including 58 permits to build new office buildings, which represents $161 million or a 216% increase in value over 2006 office permits. Permits for new warehouses increased in value 67% to $270 million worth of permits issued.

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Type of building permit	*2006*		*2007*	
	Permits	*Value*	*Permits*	*Value*
Residential				
New Single Family Dwellings	5,596	$925,512,000	3,360	$603,411,700
New Semi-Detached	500	$99,147,700	491	$128,768,500
New Apartments	79	$308,178,500	118	$477,900,400
New Row-housing	114	$67,467,100	150	$107,374,400
Alterations & Repairs	2,875	$42,013,700	3,165	$52,207,000
Subtotal	9,066	$1,442,948,000	7,285	$1,369,962,000
Non-Residential				
New Office	44	$51,233,500	58	$161,694,200
New Warehouse	120	$162,106,800	136	$270,873,100
New Manufacturing	19	$17,816,00	14	$14,511,000
New institutional & other non-res	173	$357,561,800	155	$304,560,000
All Alterations & Repairs	1,137	$260,890,200	1,225	$325,408,300
Miscellaneous new and alterations	1,869	$13,160,200	2,392	$14,518,600
Subtotal	3,362	$862,768,500	3,980	$1,091,565,200
Total	12,428	$2,305,716,500	11,265	$2,461,527,200

Graph illustrations of *2007 Permit Summaries* are available online at http://www.edmonton.ca/PermitsLicences/BuildingPermitChartsFH11.pdf

About Edmonton:

This is a city alive with energy and boundless opportunity - a growing economic powerhouse where business thrives and more than a million lives enjoy the freedom to explore, experiment, experience, excel and expect the most out of every day. A place like no other, Edmonton is filled with surprises great and small and a calendar packed with artistic, sporting, theatrical and cultural celebration.

For more information on Edmonton, please visit our website at: www.edmonton.ca.

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